

106.0

0003

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

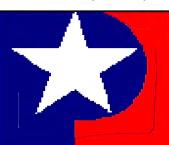
Total Card / Total Parcel
1,310,300 / 1,310,300

USE VALUE:

1,310,300 / 1,310,300

ASSESSED:

1,310,300 / 1,310,300


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
9		FOX MEADOW LN, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	DANGREMOND DENISE M/TRUSTEE
Owner 2:	DENISE M DANGREMOND REVOCABL
Owner 3:	TRUST

Street 1: 9 FOX MEADOW LANE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: SEAVER PROPERTIES -

Owner 2: -

Street 1: 215 LEXINGTON STREET

Twn/City: WOBURN

St/Prov: MA Cntry:

Postal: 01801

NARRATIVE DESCRIPTION

This parcel contains 12,020 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2015, having primarily Clapboard Exterior and 3436 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 2 HalfBaths, 5 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12020		Sq. Ft.	Site		0	70.	0.65	4									546,422						546,400	

Total AC/HA: 0.27594

Total SF/SM: 12020

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 546,422

Spl Credit

Total: 546,400

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

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ASSESSED:

1,310,300 / 1,310,300

User Acct

67947

GIS Ref

GIS Ref

Insp Date

05/12/16

!8373!

PRINT

Date Time

12/10/20 22:56:58

LAST REV

Date Time

09/20/16 14:58:12

apro

8373

ASR Map

Fact Dist

Reval Dist

Year

LandReason

BldReason

CivilDistrict

Ratio

EXTERIOR INFORMATION		BATH FEATURES		COMMENTS		SKETCH	
Type:	6 - Colonial	Full Bath:	3	Rating:	Average		
Sty Ht:	2 - 2 Story	A Bath:		Rating:		WDK 12	
(Liv) Units:	1 Total: 1	3/4 Bath:		Rating:		28 12	
Foundation:	1 - Concrete	A 3QBth:		Rating:			
Frame:	1 - Wood	1/2 Bath:	2	Rating:	Average		
Prime Wall:	2 - Clapboard	A HBth:		Rating:			
Sec Wall:		OthrFix:	2	Rating:	Average		
Roof Struct:	1 - Gable	OTHER FEATURES					
Roof Cover:	1 - Asphalt Shgl	Kits:	1	Rating:	Average		
Color:	YELLOW	A Kits:		Rating:			
View / Desir:		Frl:	1	Rating:	Average		
GENERAL INFORMATION		WSFlue:		Rating:			
Grade:	B - Good	CONDOS INFORMATION					
Year Blt:	2015	Eff Yr Blt:					
Alt LUC:		Alt %:					
Jurisdict:	G17	Fact:					
Const Mod:							
Lump Sum Adj:							
INTERIOR INFORMATION		DEPRECIATION					
Avg Ht/FL:	STD	Phys Cond:	VG - Very Good	0.4 %			
Prim Int Wall:	2 - Plaster	Functional:		%			
Sec Int Wall:		Economic:		%			
Partition:	T - Typical	Special:		%			
Prim Floors:	3 - Hardwood	Override:		%			
Sec Floors:		Total:	0.4	%			
SUB AREA							
SUB AREA DETAIL							

INTERIOR INFORMATION

Avg Ht/FL:	STD		Phys Cond:	VG - Very Good	
Prim Int Wall:	2 - Plaster		Functional:		
Sec Int Wall:			Economic:		
Partition:	T - Typical		Special:		
Prim Floors:	3 - Hardwood		Override:		
Sec Floors:			Total:		
Bsmnt Flr:	12 - Concrete		CALC SUMMARY		
Subfloor:			Basic \$ / SQ:	125.00	
Bsmnt Gar:			Size Adj.:	1.01893878	
Electric:	3 - Typical		Const Adj.:	0.99989998	
Insulation:	2 - Typical		Adj \$ / SQ:	127.355	
Int vs Ext:	S		Other Features:	134205	
Heat Fuel:	2 - Gas		Grade Factor:	1.33	
Heat Type:	15 - H.V.A.C		NBHD Inf:	1.00000000	
# Heat Sys:	2		NBHD Mod:		
% Heated:	100	% AC:	100	LUC Factor:	1.00
Solar HW:	NO	Central Vac:	NO	Adj Total:	766117
% Com Wall	% Sprinkled:		Depreciation:	3064	
			Depreciated Total:	763053	

MOBILE HOME

Make:

del:

Serial #:

Year: _____ Color: _____

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
19	Ratio	D	Y	1.6Y20		G	GD	2015	6.72	T	3.8	101			800			800



AssessPro Patriot Properties, Inc

SKETCH

WIKI

12

5

12

1

RESIDENTIAL GRID

Resident Grid										Desc: Line 1		# Units: 1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Other													
Upper													
lvl 2													
lvl 1													
Lower													
Totals	RMs:	5	RRBs:	3	Baths:	3				HB	2		

OTHER FEATURES

Kits:	1	Rating:	Average
Kits:		Rating:	
Frl:	1	Rating:	Average
Flue:		Rating:	

CONDOS INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

REMODELING

Exterior:
Interior:
Additions:
Kitchen:
Baths:
Plumbing:
Electric:
Heating:
General:

PES BREAKDOWN

RES BREAKDOWN		
No Unit	RMS	BRS
1	5	3
Totals		
1	5	3

SUB AREA

SUB AREA		SUB AREA DETAIL									
Code	Description	Area - SQ	Rate - AV	Undepr	Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	Basement	1,180	52.530		61,990	BMT	100	FLA		50	
FFL	First Floor	1,180	127.350		150,278						
SFL	Second Floor	1,180	127.350		150,278						
GAR	Garage	648	18.860		12,219						
TQS	3/4 Story	486	127.350		61,894						
WDK	Deck	144	12.940		1,864						
OFP	Open Porch	100	33.000		3,300						
Net Sketched Area:			4,918		Total:		441,823				
Size Ad	2846	Gross Are	5080	FinArea	3436						

IMAGE

AssessPro Patriot Properties, Inc